



# 2330 Butt Road 414 West Kelowna British Columbia

\$539,000

Tranquility and beauty at every turn in this friendly and secure 45+ Gated Community in the heart of West Kelowna. As you enter Sun Village, you'll notice right away the gorgeous gardens and water features throughout this well-planned neighbourhood. Friendly and smiling neighbours, many with their cute doggos, walk by and you instantly feel like it's a place to call home. You'll find home #414 on the far right side of the complex, nestled in a quiet and peaceful location with an East Facing "Good Morning" Kitchen and large patio. Perfect for morning coffee while you putter in your flower beds or potted flowers. This home boasts a spacious, ONE LEVEL, 2 bedroom, 2 full bathroom living experience offering convenience and comfort with nice updates throughout. From your front foyer you enter a bright and expansive Living/Dining Area with vaulted ceilings and large windows. A LARGE GREAT ROOM styled kitchen, family and Breakfast nook with seating at the ISLAND are perfect for entertaining or just relaxed enjoyment. Appliance are stainless steel, newer (within last 5 yrs) and barely used Samsung models. Sun Village has extraordinary amenities including a beautiful Clubhouse with a kitchen, community room, 2 Billiard tables, dance floor, shuffleboard, library, hobby room, gym, INDOOR POOL and Hot Tub! RV parking is on site and you're also within walking distance to shopping, groceries, restaurants and more! All of this and NO PTT or Speculation Tax. (id:6769)

Listing Presented By:



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Century 21 Assurance Realty Ltd

<http://www.darcisellers.com/>

**RE/MAX Kelowna**

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Other 12'9" x 4'

Family room 13'5" x 11'7"

Other 12' x 10'6"

Dining room 10' x 9'

Dining nook 10' x 9'5"

Other 23' x 19'4"

Laundry room 13'1" x 8'2"

3pc Bathroom 8'1" x 7'6"

Bedroom 10'10" x 10'3"

Living room 14'7" x 13'

Kitchen 14' x 8'6"

4pc Ensuite bath Measurements not available

Primary Bedroom 22'5" x 11'1"

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